

RECEIVED

SEP 21 2021 9:48am



The Town of Monson TOWN CLERK, MONSON, MA
Zoning Board of Appeals
110 Main Street
Monson, MA 01057

413-267-4111
Fax 267-4108

REVISED MEETING AGENDA THURSDAY, SEPTEMBER 23RD, 2021 7:00 PM
TOWN OFFICE BUILDING, SELECTBOARD MEETING ROOM
110 MAIN STREET, MONSON

The listings of matters are those reasonably anticipated, by the Chair, which may be discussed at the meeting. Not all items listed may in fact be discussed and other items not listed may also be brought up for discussion to the extent permitted by law.

7:00 P.M. on the application Stephen and Terri Kacoyannakis for a Special Permit as provided by section 3.3.2 of the Monson Zoning Bylaws. The applicant is seeking a change to extend the pre-existing non-conforming use to operate an electrical contracting business located at 45 Bethany Road, Monson Map 113-037. The property is owned by 45 Bethany Road LLC, Daniel O'Connor.

Advertised Palmer Journal 09/02/2021 & 09/09/2021

7:10 PM On the appeal of the Monson Zoning Enforcement Officer's decision for James O'Connell of 1F Whitney Ave Monson, MA to keep honey bees on his parcel. The appeal was filed by Roxanne Gunther of 69 May Hill Rd., Monson, MA. A copy of all materials related to the appeal are on file with the Monson Building Department and can be viewed by appointment during normal business hours.

Advertised Palmer Journal 09/09/2021 & 09/16/2021

7:20 P.M. on the application of Westview Holdings, LLC for a Special Permit requesting an extension of an existing non-conforming use. The applicant intends to use the parcel for the continued use of a farm stand/ restaurant with an extended use to serve alcohol and expand outside seating. The location is 107-109 East Hill Road Monson, Map 152 Parcel 15 in the Residential Rural district.

Advertised Palmer Journal 09/09/2021 & 09/16/2021

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Other Business:

Approval of 08/26/2021 minutes

Correspondence

Bill Schedule for Turley Inc. \$220.85 (\$111.07 & \$109.78)

Respectfully Submitted,
Penny L. Gustafson
Zoning Board of Appeals, Clerk

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The Town of Monson
Zoning Board of Appeals
110 Main Street
Monson, MA 01057

SEP 21 2021

TOWN CLERK, MONSON, MA

948am

(REVISED) LEGAL NOTICE

In accordance with Chapter 40A, M.G.L. s11, the Monson Zoning Board of Appeals will hold a Public Hearing Thursday September 23, 2021 at 7:00 P.M. on the application Stephen and Terri Kacoyannakis for a Special Permit as provided by section 3.3.2 of the Monson Zoning Bylaws. The applicant is seeking a change to extend the pre-existing non-conforming use to operate an electrical contracting business located at 45 Bethany Road, Monson Map 113-037. The property is owned by 45 Bethany Road LLC, Daniel O'Connor. A copy of the application is on file with the Zoning Board of Appeals and can be viewed during office hours.

David Beaudoin, Chairman

Advertised Palmer Journal 9/2/2021 & 9/9/2021



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**The Town of Monson
Zoning Board of Appeals
110 Main Street
Monson, MA 01057**

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TOWN CLERK, MONSON, MA

LEGAL NOTICE

In accordance with M.G.L. Chapter 40A, s11, the Monson Zoning Board of Appeals will hold a Public Hearing on Thursday, September 23, 2021 at 7:10 P.M. in the Large Meeting Room of the Monson Town Offices located at 110 Main St., Monson, MA on the appeal of the Monson Zoning Enforcement Officer's decision for James O'Connell of 1F Whitney Ave Monson, MA to keep honey bees on his parcel. The appeal was filed by Roxanne Gunther of 69 May Hill Rd., Monson, MA. A copy of all materials related to the appeal are on file with the Monson Building Department and can be viewed by appointment during normal business hours.

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**The Town of Monson
Zoning Board of Appeals
110 Main Street
Monson, MA 01057**

CLERK, MONSON, MA

LEGAL NOTICE

In accordance with Chapter 40A, M.G.L. s11, the Monson Zoning Board of Appeals will hold a Public Hearing Thursday September 23rd, 2021 at 7:20 P.M. at Monson Town Hall 110 Main st. Monson, Ma 01057 on the application of Westview Holdings, LLC for a Special Permit requesting an extension of an existing non-conforming use. The applicant is requesting for the continued use of a farm stand/ restaurant with an extended use to serve alcohol and expand outside seating. The location is 107-109 East Hill Road Monson, Map 152 Parcel 15 in the Residential Rural district, owned by Westview Holdings LLC. A copy of the application is available for review with the Monson Zoning Board of Appeals.

David Beaudoin, Chairman

Advertised Palmer Journal 09/09/2021 & 09/16/2021